

**BEFORE THE BOARD OF COUNTY COMMISSIONERS
LEWIS COUNTY, WASHINGTON**

IN THE MATTER OF ACCEPTING A BID ON }
TAX TITLE PROPERTY LOCATED AT }
1132 RIVERSIDE ROAD WEST, CHEHALIS }

RESOLUTION NO. 13-086

WHEREAS, the following described tax title property was conveyed to Lewis County by the County Treasurer following an unsuccessful attempt to sell the property at public auction; and

Parcel No. 021828 001 000 approximately 0.65 acres as described below:

That portion of Government Lot 5 in Section 31, Township 14 North, Range 2 West, W.M., Lewis County, Washington, described as follows: Beginning at a one-inch iron pipe, which is 628.6 feet South and 1353.2 feet East of the quarter section corner on the west line of Section 31, Township 14 North, Range 2 West, W.M., Lewis County, Washington, as recorded in volume 215 of Deeds, page 73; thence South 48°10' East 90.0 feet to a half inch long rod and the point of beginning of this description; thence South 45°16' East 365.0 feet to a one-inch iron rod; thence North 44°44' East 27.0 feet to a one-inch iron rod and the left bank of the Chehalis River; thence along the left bank of the Chehalis River North 52° 15' West 77.0 feet to a one-inch iron rod; thence North 24°39' West 165.0 feet to a one-half inch iron rod; thence North 12°07' West 120.0 feet to a one-half inch iron rod; thence North 05°49' West 92.0 feet to a one-half inch iron rod; thence South 34°11' West 203.0 feet to the place of beginning and being a part of Lot 5 of said Section. Being Lot 2 as designated on Short Plat No. SP-77-035 filed July 20, 1977, under Auditor's File No. 832971, records of Lewis County, Washington.

TOGETHER WITH the right and easement for ingress and egress over and across those certain private lanes of necessity as described in deed recorded in volume 347 of Deeds, page 440, under Auditor's File No. 482511 and in paragraphs 3 and 4 of deed recorded in volume 348 of deeds, page 327 under Auditor's File No. 484503.

SUBJECT TO: Question of location of iron pipe and iron rod used as monuments in the above described legal description.

WHEREAS, an adjacent property owner has now requested to purchase the property and has submitted a bid for \$9,849.00. Since the property is impractical to build on due to the physical characteristics of the property and legal restrictions on construction activities on the property, RCW 36.35.150 allows for the property to be disposed of by private negotiations providing that the final sale price is no less than the principle amount of unpaid taxes, \$9,848.18;

NOW, THEREFORE BE IT RESOLVED that the aforesaid bid in the amount of \$9,849.00 for property located at 1132 Riverside Road West, Chehalis, WA is accepted, subject to the conditions of LCC 3.30.390. Also, that notice of the Board's intent to sell the property be given to the public as required by LCC 3.30.390. The Public Works Department is hereby directed to

proceed with advertisement of the property for sale to the general public for the highest and best offer, providing that no offer be considered which is less than the principle amount of the unpaid taxes pursuant to RCW 36.35.150, and it be stipulated that Lewis County reserves the right to reject any and all offers if no bid is received that is determined to be the higher and better offer.

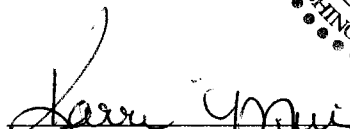
Purchaser shall have five days from the date of award to pay for the property in cash or by cashier's check. Upon payment to the County Treasurer in the Courthouse, Chehalis, Washington, a Treasurer's Deed will be issued for said property. The Treasurer's Office will record said deed in the Official Volumes of the Lewis County Auditor. After recording, the original deed will be sent to the purchaser.

All proceeds shall be justly apportioned to the various funds existing at the date of sale in the territory in which such property is located, according to the tax levies of the year in process of collection.

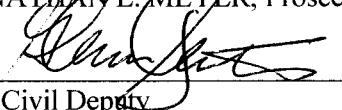
The County reserves the right to reject any and all bids.

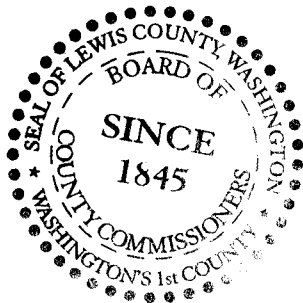
DONE IN OPEN SESSION this 18 day of March, 2013.

ATTEST:


Karri Muir, Clerk of the
Board of County Commissioners

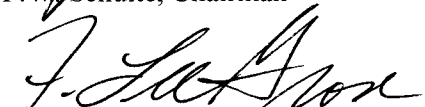
APPROVED AS TO FORM:
JONATHAN L. MEYER, Prosecuting Attorney

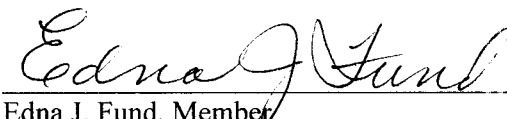
By: 
Civil Deputy

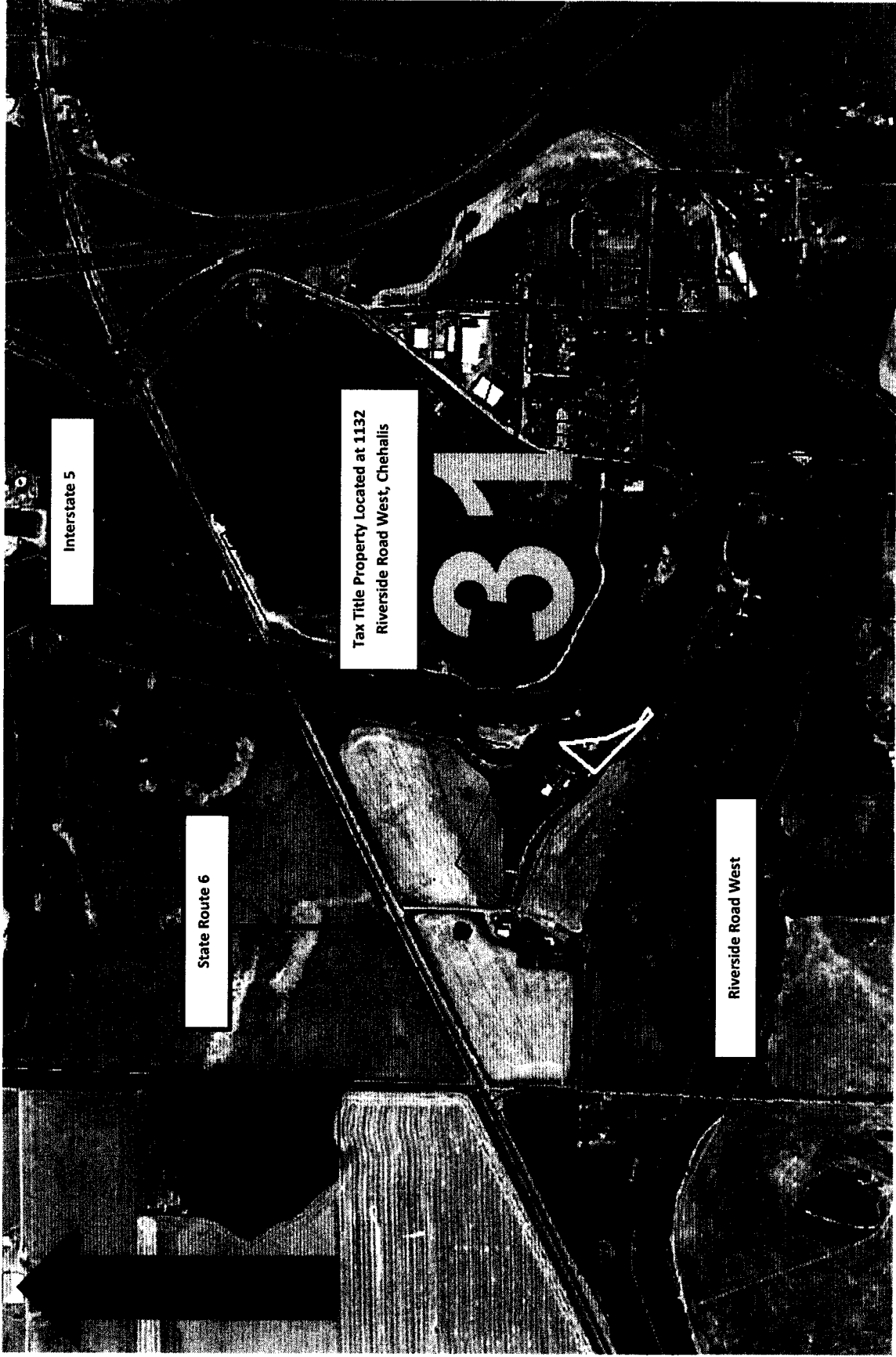


BOARD OF COUNTY COMMISSIONERS
LEWIS COUNTY, WASHINGTON


P.W. Schulte, Chairman


F. Lee Grose, Vice Chairman


Edna J. Fund, Member



Interstate 5

Tax Title Property Located at 1132
Riverside Road West, Chehalis

State Route 6

Riverside Road West